



Mountain Oaks Homeowners Association (MOHA)

Minutes 6/25/19

Board Meeting Minutes
June 25, 2019

Meeting was called to order at 6:32 PM.
Present were Steve Carmichall, Vince DeSandro, Jill Mohler and Celeste Fitzpatrick.
Absent: Kim Kossell and Dave Luken.

Treasurer Report:

HOA insurance policy has been paid. We were over-budget for snow removal and summer clean-up of common areas and rockscape. Five homeowners are delinquent in paying annual dues for 2018 and two for 2018 dues. Jill will check with HOA attorney on penalties for these homeowners. Current HOA closing balance is \$66,115. ACTION: Jill

Yard Sale:

Celeste reported that neighborhood yard sale was a success. Next year we will have homeowners RSVP for participation so we know where to place sale signs.

HOA Fencing:

-New claim has been submitted to insurer for damage for August 6, 2018, hail storm; waiting for adjustment of \$20,000.
-We have a bid for \$45,000 for replacement of all fencing in timber treated wood and \$64,000 for cedar wood. Plan is to do replacement in two phases.
ACTION: Steve and Vince

Mailbox Replacement:

Final phase for remaining mailboxes to be replaced is July 8-9, 2019. Notification letters to homeowners/renters will sent out by July 1. ACTION: Steve and Vince

Clean-Up:

The common areas and rockscape were cleaned and trimmed on June 21. The clean-up will be 2 times per year. Bills for weed trimming of Jessana Heights rear lots will be sent out to property owners ASAP. ACTION: Jill

HOA Drainage Project:

The drainage project for mitigation of water run-off from HOA owned driveway will be July 15-17, 2019. The cost of the project is \$45,000, and will be accomplished by Sunland Asphalt; it will replace concrete curbing, two driveways and the surface asphalt. ACTION: Steve and Vince

Logo and Branding Contest:

The contest will be held in July and winner will receive \$100 in prize money. ACTION: Kim

Fire Mitigation:

-Homeowners are requested to log hours for mitigating their properties for fire danger and submit to Dave Luken at dadsbug@aol.com to help maintain HOA Firewise designation.
-Wood chipping will occur in September and homeowners are requested to sign-up for this service with Steve Carmichall at stcrmch@aol.com. Date will be published on HOA website at mountainoakshoa.gov.
-Mitigation of fallen and broken trees in HOA open areas of Tracts A and C will be coordinated with FireWise contacts.
ACTION: Dave and Steve

Damaged Curb Repairs:

Repair of the damaged curbing of the Langley and Broadmoor Bluffs islands will be requested from the City this year for 2020 scheduling. A 50/50 cost share with the City is required for these repairs to be accomplished.
ACTION: Vince